



33 Rosemount Lane

33 Rosemount Lane, Honiton, Devon EX14 1RJ



SITUATION

Set in an elevated position towards the west of the town, the property is well positioned for access to the facilities in the historic town which is well served with shops, schools, restaurants and public houses, as well as a main line rail station and sports centre.

in the enclosed back garden, which has a patio area and a timber shed.

SERVICES

Mains water, electric, drainage and gas. Gas central heating.

Honiton Station 0.7 miles - Sidmouth Beach 9 miles - Exeter Airport 12 miles

Honiton enjoys excellent communication links with the A30 dual carriageway providing easy access to the cathedral city of Exeter and the M5 motorway as well as the A303 Exeter/London trunk route. Whilst the Jurassic coast at Sidmouth is readily accessible to the South.

A delightful modern 2 bedroom (1 en suite) cottage with parking and front and rear gardens.

DESCRIPTION

Built in 2016 by a renowned local developer, this well presented property includes light and airy accommodation.

- Accessible location
- Open plan living room
- Fitted kitchen with appliances
- 2 double bedrooms (1 en suite)
- Family bathroom
- Front and rear gardens
- Parking space
- Gas central heating

On the ground floor, there is an entrance hallway with WC and door to the lovely front to back open plan living room with oak flooring giving a solid feel. French doors open to a patio and a garden, whilst to one side is the U shaped fitted kitchen including integrated oven, hob, extractor fan, fridge/freezer and fitted washing machine.

On the first floor is a good sized landing with loft hatch. To the front the main bedroom has an en-suite shower room, whilst to the rear there is a second double bedroom and a family bathroom.

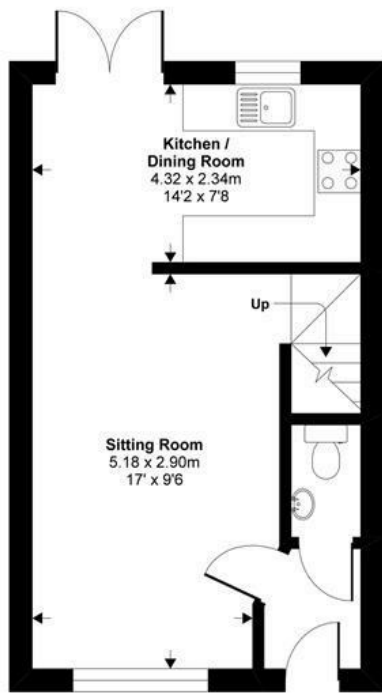
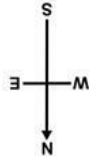
OUTSIDE

The property is set back off the road with an area of front lawn and path to the front door. There is a parking space around to the rear and pedestrian gate

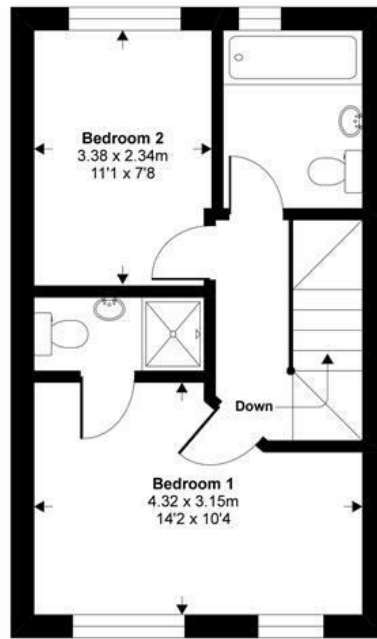
Asking Price £220,000



Approximate Area = 712 sq ft / 66.1 sq m
For identification only - Not to scale



Ground Floor



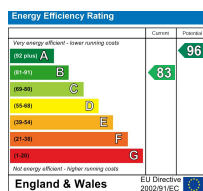
First Floor



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2020. Produced for Stags. REF: 624248

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